

04-0-1141

City Council
Atlanta, Georgia

AN ORDINANCE
BY: ZONING COMMITTEE

Z-04-57
5-11-04

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF ATLANTA, GEORGIA
as follows:

SECTION 1. That the Zoning Ordinance of the City of Atlanta, Georgia be amended and the maps established in connection therewith be changed so that the following property located at **2001 Marietta Road, N.W.** be changed from the **I-1 (Light Industrial)** District to the **PD-H (Planned Development-Housing)** District, to wit:

ALL THAT TRACT or parcel of land lying and being in Land Lot **229** of the **17th** District of **Fulton** County, Georgia, being more particularly described by the attached legal description.

SECTION 2. That this amendment is approved under the provisions of Chapter 19 entitled, "Planned Development District," and Chapters 19A through 19D (as applicable) of the Zoning Ordinance of the City of Atlanta, and the Director, Bureau of Buildings, shall issue a building permit for the development of the above described property only in compliance with the applicable provisions of these Chapters and with the attached conditions.

SECTION 3. That the maps referred to, now on file in the Office of the Municipal Clerk, be changed to conform with the terms of this ordinance.

SECTION 4. That all ordinance or parts of ordinances that are in conflict with the terms of this ordinance are hereby repealed.

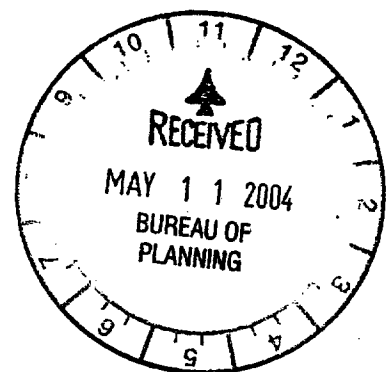
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EXHIBIT "A"
(Legal Description)

All that parcel of land lying or being in Land Lot 229, 17th District, City of Atlanta, Fulton County, Georgia, and more particularly described as follows:

BEGINNING at the intersection of the northerly right-of-way of Marietta Road (40-foot right-of-way) and the southeasterly right-of-way of Atlanta Water Works Railroad (40-foot right-of-way); thence along the northerly right-of-way of Marietta Road a curve to the left having a radius of 580.47 feet, an arc length of 389.57 feet and subtended by a chord bearing South 66°02'13" East a distance of 382.30 feet to a point; thence continuing along Marietta Road a curve to the left having a radius of 1,903.21 feet, an arc length of 278.14 feet and subtended by a chord bearing of North 86°32'59" East a distance of 277.89 feet to a point; thence continuing along Marietta Road a curve to the right having a radius of 281.06 feet, an arc length of 58.87 feet and subtended by a chord bearing of South 89°32'04" East a distance of 58.76 feet to an iron pin set; thence leaving the right-of-way of Marietta Road North 13°58'03" East a distance of 136.68 feet to an iron pin set; thence along a curve to the right having a radius of 200.00 feet, an arc length of 140.69 feet subtended by a chord bearing of North 34°07'10" East a distance of 137.80 feet to an iron pin set; thence North 54°16'16" East a distance of 41.63 feet to a power pole; thence North 48°59'40" East a distance of 71.62 feet to an iron pin found; thence North 38°00'33" West a distance of 421.08 feet to an iron pin found; thence North 45°53'41" East a distance of 227.53 feet to an iron pin found; thence North 74°32'07" West a distance of 200.03 feet to an iron pin found; thence South 17°25'34" West a distance of 41.70 feet to an iron pin found; thence North 52°00'14" West a distance of 226.03 feet to an iron pin found; thence along a curve to the right having a radius of 844.84 feet, an arc length of 143.83 feet subtended by a chord bearing of South 44°55'20" West a distance of 143.83 feet to a point; thence along a curve to the left having a radius of 929.48 feet, an arc length of 113.65 feet subtended by a chord bearing of South 42°43'01" West a distance of 113.58 feet to a point; thence South 38°34'17" West a distance of 163.75 feet to a point; thence along a curve to the left having a radius of 508.37 feet, an arc length of 71.13 feet subtended by a chord bearing South 35°00'06" West a distance of 71.07 feet to a point; thence along a curve to the left having a radius of 556.40 feet, an arc length of 183.10 feet subtended by a chord bearing South 20°45'07" West a distance of 182.27 feet to a point; thence along a curve to the left having a radius of 1,035.37 feet, an arc length of 281.46 feet subtended by a chord bearing South 03°45'21" East a distance of 280.59 feet to a point and the POINT OF BEGINNING, and being depicted on that certain boundary survey prepared for Marietta Street Investments, LLC and Regions Bank by C&C Land Surveyors Incorporated and Anastasios Costarities, RLS No. 2448, dated February 13, 2002.

Said parcel of land containing 577.311 square feet, or 13.253 acres of land, more or less.



2-04-57